



RANDY STINSON  
Commissioner Pct. #1

JOHN WRAY  
County Judge

LOUIS PONDER  
Commissioner Pct. #3

LANE GRAYSON  
Commissioner Pct. #2

KRYSTAL VALDEZ  
Ellis County Clerk

KYLE BUTLER  
Commissioner Pct. #4

**NOTICE OF REGULAR MEETING  
ELLIS COUNTY COMMISSIONERS COURT**

Notice is hereby given that a meeting of the Ellis County Commissioners' Court will be held on **Tuesday, June 24<sup>th</sup>, 2025, at 2:00 p.m.** in the Commissioners' Courtroom (2nd floor) of the Historic Ellis County Courthouse, located at **101 W. Main Street, Waxahachie, Texas**. A quorum of the Court will be physically present. During this meeting time, the following will be discussed and considered:

**OPENING COURT**

The County Judge will call the meeting to order, declare quorum if present, and declare that notices have been legally posted, pursuant to the Open Meetings Act, Government Code Chapter 551.

**INVOCATION AND PLEDGE OF ALLEGIANCE** – *Precinct 3 Commissioner Louis Ponder*

**PUBLIC COMMENT** – Members of the public will have the opportunity to make their comments at the time the agenda item is being addressed.

**CONSENT AGENDA** – Consideration and action:

Administrative Consent:

- A.1 Approval of regular bills, payroll, and officers' reports. – *County Treasurer Cheryl Chambers*
- A.2 Acceptance of the Commissioners' Court regular meeting minutes from June 10<sup>th</sup>, 2025. – *County Clerk Krystal Valdez*
- A.3 Acceptance of County Auditor's Special Inventory Tax Penalty and Interest Report for 2024. - *County Auditor Staci Parr*
- A.4 Acceptance of Fiscal Year 2025 office audit for the Justice of the Peace Precinct 4 and Constable Precinct 4. - *County Auditor Staci Parr*

- A.5 Approval of the May 2025 monthly Treasurer’s report, pursuant to Texas Local Government Code §114.026. – *County Treasurer Cheryl Chambers*
- A.6 Approval for the County Judge to execute a sanitary control easement for Buena Vista Bethel Special Utility District (SUD) for their plant No. 4 located at 3800 Evening Fire Drive, to be filed with the Texas Commission on Environmental Quality and the County Clerk’s office. – *Department of Development Director Alberto Mares*
- A.7 Approval of the Department of Development’s monthly financial report for May 2025, as required by Chapter 114.044 of the Texas Local Government Code. – *Department of Development Director Alberto Mares*
- A.8 Approval of requested 30-day extension for ESD #4 Red Oak to complete the Audit Report for 2024 according to Texas Health and Safety Code Title 9.B Chapter 775.082 (d). – *Fire Marshal Tim Birdwell*
- A.9 Approval of the Annual Audit Report of the fiscal accounts and records of Emergency Services District in Ellis County for ESD #6 Waxahachie: Pursuant to 775.082, Texas Health and Safety Code.- *Fire Marshall Tim Birdwell*
- A.10 Approval to amend the “Telematics Services Agreement, Minute Order #110.25” between Ellis County and Enterprise Fleet Management, Inc. – *Purchasing Director EJ Harbin*
- A.11 Approval of a letter of support to the Trinity River Authority (TRA) for their application to the TCEQ 319 program enabling TRA to continue efforts of replacing failing septic systems in the Joe Pool Lake Watershed. – *County Judge Chief of Staff Ryan Garrett*

Financial Consent:

- F.1 Acceptance of donation to the Veterans Treatment Court from Sean Flannery in the amount of \$400.00 as unanticipated revenue:
  - Increase 001-0190-500998 (Veterans Treatment Court Expenses) by \$400.00
 Pursuant to Texas Local Government Code §111.0108, unanticipated revenue certified by County Auditor.- *County Auditor Staci Parr*
- F.2 Acceptance of donation to the Veterans Treatment Court from Wolter- Ashley Memorial VFW Post 3894 in the amount of \$1,500.00 as unanticipated revenue:
  - Increase 001-0190-500998 (Veterans Treatment Court Expenses) by \$1,500.00
 Pursuant to Texas Local Government Code §111.0108, unanticipated revenue certified by County Auditor.- *County Auditor Staci Parr*
- F.3 Approval for the Tax Assessor-Collector to disburse property tax refunds in the amount of \$15,358.50. - *County Auditor Staci Parr*
- F.4 FY25 Line-Item Transfer. – *Behavioral Health Director Caitlin Wilkinson*
  - Decrease 001-0130-508680 (Contract Services) by \$15,000.00
  - Increase 001-0130-508350 (Training) by \$15,000.00

## REGULAR AGENDA – Discussion, Consideration and Action

### Department of Development:

- 1.1 Discussion, consideration, and action on a variance request to Volume I, Section IV (A) of the Subdivision & Development Standards regarding the minimum public road frontage requirements for Parcel ID No. 178308. The 63.783-acre site is located ± 4,220 feet west of the intersection of Pump House Road and Stacks Road, Ennis, Road and Bridge Precinct No. 1.
- 1.2 Discussion, consideration, and action to act on a final plat of Jewel Estates. The ± 15.318-acre site is located ± 5,210 feet north of the intersection of FM 813 and Robnett Road, situated in the A. Slayback Survey, Abstract No. 1005, Waxahachie, Road and Bridge Precinct No. 1.
- 1.3 Discussion, consideration, and action to act on a cancellation request of the Jacob’s Addition Tracts 1 and 2 Final Plat. The ± 26.022-acre site is located ± 350 feet west of the intersection of Old Buena Vista Road and Barn Owl Aly, situated in the J.A. Gaona Survey, Abstract No. 386, partially in the extraterritorial jurisdiction of Maypearl, Road and Bridge Precinct No. 3.

### Purchasing:

- 2.1 Discussion, consideration, and action to purchase and install a Leibert IT Unit for the Ellis County Sheriff’s Office from American Mechanical Services of Texas, LLC., using the BuyBoard Cooperative Contract No. 756-24 and Contract No. 733-24, in the amount of \$58,136.00.
- 2.2 Discussion, consideration, and action to purchase a 2025 Volvo PT125C Pneumatic Roller using BuyBoard Cooperative Contract No. 685-22 in the amount of \$96,320.00 for Road and Bridge Precinct No. 1.
- 2.3 Discussion, consideration, and action to advertise and solicit bids for Miscellaneous Concrete Work.
- 2.4 Discussion, consideration, and action on the purchase of an LG Ductless Mini-Split, including labor and installation, to be located in the MDF room at Ellis County Central, using TIPS- USA Cooperative Contract #23010402 in an amount of \$23,685.00 from Texas Air Systems.
- 2.5 Discussion, consideration, and approval to authorize the County Judge to sign a contract with Blackmon Mooring – BMS Cat for remediation and construction services at Ellis County Central using TIPS- USA Cooperative Contract #24010402 in an amount of \$56,961.18.
- 2.6 Discussion, consideration, and action to declare the listed items as surplus to be disposed in accordance with Local Government Code 263:
  - 2012 Chevrolet Tahoe, VIN #1GNLC2E06CR185252, Sheriff’s Office
  - 2013 Chevrolet Tahoe, VIN #1GNLC2E04DR161257, Sheriff’s Office
  - 2012 Chevrolet Equinox, VIN #2GNALDEK9C6250630, Sheriff’s Office
  - 2016 Chevrolet Tahoe, VIN #1GNLCDEC4GR228529, Sheriff’s Office
  - 2013 Chevrolet Tahoe, VIN #1GNLC2E01DR159692, Sheriff’s Office
  - 2013 Chevrolet Tahoe, VIN #1GNLC2E00DR161479, Sheriff’s Office

- 2014 Chevrolet Tahoe, VIN #1GNLC2E06ER193189, Sheriff's Office
- 2013 Chevrolet Tahoe, VIN #1GNLC2E05DR161378, Sheriff's Office
- 2016 Chevrolet Tahoe, VIN #1GNLCDEC5GR229480, Sheriff's Office
- 2016 Chevrolet Tahoe, VIN #1GNLCDEC5GR228457, Sheriff's Office
- 2013 Chevrolet Tahoe, VIN #1GNSCAE00DR266240, Sheriff's Office
- 2019 Dodge Caravan, VIN #2C4RDGBG2KR638497, Sheriff's Office
- 2017 Dodge Caravan, VIN #2C4RDGBG8HR631157, Sheriff's Office
- 2016 Chevrolet Tahoe, VIN #1GNLCDEC1GR229072, Sheriff's Office
- 2017 Ford F150, VIN #1FTEX1EP3HKD16134, Fire Marshal
- 2013 Chevrolet Tahoe, VIN #1GNLC2E02DR160706, County Attorney
- 2014 Ford Fusion, VIN #3FA6P0HD2ER331642, County Attorney
- 2016 Chevrolet Tahoe, VIN #1GNLCDEC8GR228601, Juvenile

Administrative:

- 3.1 Discussion, consideration, and action to negotiate a contract with Justice Solutions, LLC for 'software-as-a-service' for Ellis County Constables. – *Constable Precinct 1 Roy Callender*
- 3.2 Discussion, consideration, and approval to add (1) one additional cash drawer to the County Clerk in the amount of \$50.00. – *County Clerk Krystal Valdez*
- 3.3 Consideration and action to determine the composition of the Salary Grievance Committee, pursuant to Local Government Code §152.014 (A)(1) or (A)(2). – *County Clerk Krystal Valdez*
- 3.4 Selection of public members chosen from the 2023 Grand Jury List to complete the Salary Grievance Committee, Pursuant to Local Government Code §152.015. – *County Clerk Krystal Valdez*
- 3.5 Discussion, consideration, and action to renew or modify the current County and Retiree Health Insurance Coverage and Premiums through the Texas Association of Counties and Employee Benefits Pool for the Fiscal Year 2025-2026, including approval for the County Judge to sign the renewal – *Human Resources Director Sharon Mancilla*
- 3.6 Discussion, consideration, and action to change Flexible Spending Account (FSA) vendor from HealthEquity to WEX, including approval for the County Judge to sign new WEX election form. -*Human Resources Director Sharon Mancilla*
- 3.7 Discussion, consideration, and approval for the County Judge to sign the UT Southwestern Medical Center Mobile Mammography Service Agreement. – *Human Resources Director Sharon Mancilla*
- 3.8 Consideration and approval of a resolution for accepting the 2025 Help America Vote Act (HAVA) Election Security Sub-Grant to Texas Counties for the amount of \$52,000.00 with a county required matching funds of \$10,400.00. – *Elections Administrator Jana Onyon*

- 3.9 Discussion, consideration, and action to approve the contract to sell county-owned improved property located at 701 I-35E in Waxahachie (current Justice of the Peace Precinct 2 Sub-courthouse) to the highest offeror in the amount of \$753,000.00 - *County Judge Chief of Staff Ryan Garrett*
- 3.10 Presentation and discussion of the Fiscal Year 2026 Budget update. – *County Judge Chief of Staff Ryan Garrett*

#### **MOTION TO ENTER EXECUTIVE SESSION**

*The Commissioners' Court of Ellis County reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any of the matters listed in this agenda, in the order deemed appropriate, as authorized by Texas Government Code Chapter 551, to seek the advice of its attorney and/or other attorneys representing Ellis County on any matter in which the duty of the attorney to the Commissioners Court under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Texas Government Code Chapter 551, or as otherwise may be permitted under Chapter 551.*

- 4.1 Pursuant to Texas Government Code §551.071 (1), consultation with legal counsel regarding pending or contemplated litigation concerning TCEQ matters, specifically pending Texas Pollutant Discharge Elimination Systems permits (TPDES) and pending petitions for the creation of Municipal Utility Districts (MUD's).
- 4.2 Pursuant to Texas Government Code Section 551.072, deliberate the purchase, exchange, lease, or value of real property if the deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person. Subject parties are 701 I-35E in Waxahachie and 1305 West Jefferson in Waxahachie.

#### **ADJOURNMENT OF EXECUTIVE SESSION**

#### **ADJOURNMENT OF REGULAR MEETING**

Signed the 20<sup>th</sup> day of June, 2025 –

  
\_\_\_\_\_  
John Wray, Ellis County Judge

I, the undersigned, County Clerk Ellis County, do hereby certify that the above Notice of Meeting of the Ellis County Commissioners' Court is a true and correct copy of said Notice, that I received said Notice, and it was posted at the doors of the Ellis County Courthouse, a place readily accessible to the general public at all times on the 20<sup>th</sup> day of June, 2025 at 12:58 p.m.

  
\_\_\_\_\_  
Krystal Valdez, County Clerk